



COUNTY OF SAN MATEO
Inter-Departmental Correspondence

County Manager's Office

DATE: June 27, 2001

BOARD MEETING DATE: July 3, 2001

TO: Honorable Board of Supervisors

FROM: Paul Scannell, Assistant County Manager

SUBJECT: Transfer of County-Owned Property to the East Palo Alto County Waterworks District (4/5ths vote required)

Recommendation

Adopt a resolution that APN 063-302-460, and commonly known as 2277 University Avenue, East Palo Alto (the "Property") is no longer necessary for County purposes, and authorizing the President of the Board to sign a Quitclaim Deed transferring the Property to the East Palo Alto County Waterworks District (the "District").

Background

In 1954, the County acquired the Property for the East Palo Alto Water Works District and Ravenswood Water Works District with funds of those districts. In 1970, Water Code §55370 was amended to provide that property acquired for a district vests in the district rather than the county. The Property is in use by the East Palo Alto County Waterworks District, the successor-in-interest to the original districts. The Property is maintained as an asset of the District.

Discussion

Recording a Quitclaim Deed to the District will eliminate any potential cloud of title to the Property.

Fiscal Impact

There is no fiscal impact on the County.

County Counsel has approved the form of the Resolution.

cc: Neil Cullen, Director, Department of Public Works
Michael Murphy, Chief Deputy County Counsel
Steve Alms, Real Property Services Manager

RESOLUTION NO. _____

BOARD OF SUPERVISORS, COUNTY OF SAN MATEO, STATE OF CALIFORNIA

* * * * *

RESOLUTION DETERMINING THAT THE PROPERTY AT 2277 UNIVERSITY AVENUE IN EAST PALO ALTO THAT WAS ACQUIRED FOR WATER DISTRICT PURPOSES IS NO LONGER NECESSARY FOR COUNTY PURPOSES, AND AUTHORIZING EXECUTION OF A QUITCLAIM DEED TO THE EAST PALO ALTO COUNTY WATERWORKS DISTRICT

RESOLVED, by the Board of Supervisors of the County of San Mateo, State of California, that

WHEREAS, this Board is the governing board of the East Palo Alto County Waterworks District ("District"), a special district formed pursuant to Section 55000 et.seq. of the State of California Water Code, and;

WHEREAS, the County acquired the property at 2277 University Avenue, more particularly described as Assessor's Parcel Number 063-302-460, with water district funds for use in conjunction with the District, and;

WHEREAS, Section 25365 of the California Government Code provides that at transfer of title of a piece of real property between agencies may be approved by a resolution adopted by at least a 4/5ths vote of the governing body when the governing body of both public entities are the same board, and;

WHEREAS, a quitclaim of any interest to the property would clarify that the property is a District asset, and;

WHEREAS, said property is no longer needed for County purposes;

NOW THEREFORE, IT IS HEREBY DETERMINED AND ORDERED that:

1) the property at 2277 University Avenue and more particularly described as Assessor's Parcel Number 063-302-460, which was acquired for water district purposes, is no longer needed for County purposes, and;

2) the President of this Board of Supervisors be, and is hereby, authorized and directed to execute a Quitclaim Deed to East Palo Alto County Waterworks District conveying title to said County owned property identified as Assessor's Parcel Number 063-302-460 for and on behalf of the County of San Mateo, and the Clerk of this Board shall attest the President's signature thereto.

* * * * *

Parcel No. 063-302-460

Order No.

Escrow No.

Loan No.

WHEN RECORDED MAIL TO:

County of San Mateo
County Manager's Office
Real Property Division
455 County Center, 5th Floor
Redwood City, CA 94063

MAIL TAX STATEMENTS TO:
City of East Palo Alto
2415 University Avenue
East Palo Alto, CA 94303

Documentary Transfer Tax
None
Governmental entity acquiring
title - exempt

QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged.

The COUNTY OF SAN MATEO, a political subdivision of the State of California

hereby RELEASES, REMISES AND QUITCLAIMS to

The EAST PALO ALTO COUNTY WATERWORKS DISTRICT

any and all right, title and interest the County of San Mateo may have in and to the real property in the City of East Palo Alto, County of San Mateo, State of California, described as:

See Exhibit "A", attached hereto and incorporated herein by reference.

Dated: _____ President, Board of Supervisors

Attest: _____
Clerk of the Board of Supervisors

· STATE OF CALIFORNIA }
COUNTY OF SAN MATEO }

ON _____ before me, _____, Notary Public, personally appeared, _____ personally known to me, OR, proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person acted, executed the instrument.

WITNESS MY HAND AND SEAL

CERTIFICATE OF ACCEPTANCE

THIS IS TO CERTIFY that the interest in real property conveyed by the Quitclaim Deed dated July 3, 2001, from the COUNTY OF SAN MATEO, a political subdivision of the State of California, is hereby accepted by order of the BOARD OF SUPERVISORS OF THE COUNTY OF SAN MATEO, acting as the governing board of the East Palo Alto County Waterworks District on TUESDAY, July 3, 2001, and the Grantee consents to recordation thereof.

COUNTY OF SAN MATEO

By _____
PRESIDENT, BOARD OF SUPERVISORS
OF THE COUNTY OF SAN MATEO,
ACTING AS THE GOVERNING BOARD OF THE
EAST PALO ALTO COUNTY WATERWORKS
DISTRICT, STATE OF CALIFORNIA

ATTEST:

CLERK OF THE BOARD OF SUPERVISORS

Certificate of Delivery
(Government Code Section 25103)

I certify that a copy of the original document filed in the Office of the Clerk of the Board of Supervisors of San Mateo County has been delivered to the President of the Board of Supervisors.

Clerk of the Board of Supervisors